

**PAINESVILLE TOWNSHIP
BOARD OF ZONING APPEALS
MEETING MINUTES**

Tuesday, May 14, 2024

Painesville Township Office 55 Nye Rd. Painesville Twp., OH, 44077

Present: Tom Hill, Ken Sullivan, Dale Lewis, Dave Enzerra, Randy VanBuren
Absent: Dave Lindrose
Zoning Inspector: Harley DeLeon
Legal Counsel: Mandy Gwirtz

Chairman Tom Hill called the meeting to order at 6:30 P.M. The Pledge of Allegiance was recited. A roll call revealed that a quorum was present.

Legal Advisor Mandy Gwirtz swore in persons who were present to speak, and intended to testify during the Public Hearing.

Public Hearing:

- **Case 2024-0007-BZA:**

Applicant Skillman Thomas A & Michelle T submitted a Variance Application for property located at 181 Stratford Rd. (PPN 11-A-012-A-03-005-0) The request is to allow construction of a 36' by 48' workshop bringing the total square footage of accessory structures on the property to 1928 sqft in violation of section 14.02(C)(4) which requires that the total square footage of all accessory structures shall not exceed 900 sq ft which is 50% of the total square footage of living space of the main building.

Chairman saw no error in the Zoning Inspector requiring a Variance.

Tom Skillman spoke for the request.

The request is for a workshop for various projects, jobs and storage of classic vehicles and such.

A discussion and clarification was held regarding what is calculated as total living space.

The applicant provided his own rendering of what his plans were, and photos of different accessory buildings he was looking at for the proposed accessory structure.

Clarification was needed where the accessory structure would be built.

Clarification was given what other structures the Applicant had on the property.

A discussion was held regarding signatures from neighbors who did not oppose the proposed accessory structure.

A discussion was held with Legal regarding the previous family member's name as a part of the description of the Case.

Clarification was needed regarding a shed or sheds that are currently on the property.

Chris Capstick, 210 Stratford Rd., spoke for the request.
Tony Balsar, 350 Barrington, spoke for the request.

A discussion was held regarding the Zoning Resolutions permitting accessory structures.

Roseanne Colleran, co-trustee of 201 Stratford Rd., spoke against the request. Mrs. Colleran provided a detailed explanation to the Board explaining her opposition.

Clarification was given regarding what the applicant was asking for, for total square footage with already existing accessory structures.

A discussion was held regarding a horse trailer, and a car trailer being stored in the proposed workshop. Clarification was given regarding water drainage issues that would be addressed for the proposed structure.

A discussion was held between neighbors regarding 201 Stratford Rd.

Clarification was needed regarding the decision of the design and size of the proposed building.

A discussion was held with Staff regarding what the Board would like the Applicant to provide if the Meeting were continued for the next scheduled Meeting.

A discussion was held regarding the size of the Applicant's lot.

A discussion was held regarding what the Applicant is hoping to get in design for the proposed building.

A discussion was held regarding a driveway expansion to the proposed structure if the Applicant chose to.

A discussion was held regarding the Applicant giving thought to scaling back on size slightly of the proposed structure.

Chairman entertained a motion.

Ken Sullivan made a motion to continue **Case 2024-0007-BZA** for the next scheduled Meeting. Dave Enzerra seconded.

Roll Call: Van Buren; Aye, Sullivan; Aye, Enzerra; Aye, Lewis; Aye, Chairman; Aye.
Motion carried.

Closing of Public Meeting:

Randy VanBuren made a motion to close the Public Hearing at 7:20 P.M. Dave Enzerra seconded.

Roll Call: Lewis; Aye, VanBuren; Aye, Sullivan; Aye, Enzerra; Aye, Chairman; Aye.
Motion carried.

Regular Meeting:

The **April 16, 2024 Meeting Minutes** were approved as submitted.

Old Business: None

New Business: None

Meeting Adjournment:

Chairman entertained a motion to adjourn the meeting.

Dave Enzerra made a motion to adjourn the meeting at 7:21 P.M. Randy VanBuren seconded.

Roll Call: Lewis; Aye, VanBuren; Aye, Sullivan; Aye, Enzerra; Aye, Chairman; Aye.
Motion carried.

Next official meeting date is Tuesday, June 11, 2024.

Respectfully submitted,



Tom Hill, Chairman

Rachel Muro, Secretary